



NEWPORT G03/ 455 Melbourne Road

HIGH PROFILE CORNER INVESTMENT

High exposure corner office / retail / residential location just 7 kms from the CBD centre.

Entry level, corner investment opportunity in a high profile position.

- Lessee : AtWork Australia Pty Ltd
- Rental : \$58917 per annum
- Lease Term : 2 years + 1 year
- Building area : 120 sqm + 2 basement carparks
- Attractive fixed annual reviews
- Only 180 metres to Newport Railway Station plus direct access to Newport bus interchange
- Surrounding notable tenants including 7-Eleven, Goodyear, IGA Supermarket, Cellarbrations as well as popular local cafes, eateries and amenities
- Only 7km to Melbourne's CBD with immediate access to major transport linkages

Listing ID: 500720099

AREA

Suite/Unit:	G03
Showroom:	120 sqm approx
Total:	120 sqm approx

Price:	CONTACT AGENTS
Return	6.00%
Car Parking:	Secure basement carpark
Availability:	Now

CONTACT DETAILS

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